This Instrument Prepared By & Return To:
EDCO Title & Closing Services, Inc.
6510 Stage Road, Suite 1, Bartlett, TN 38134
File #~~24-2227~~
24-2431DW

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that **Regina R. Spivey, a married person** for and in consideration of the sum of Ten Dollars and 00/100----------($10.00) and other good and valuable consideration, does hereby BARGAIN, SELL, REMISE, RELEASE, QUIT CLAIM and CONVEY unto **Sylvia Relliford, an unmarried person,** all of their right, title and interest in and to the following described real estate located in the COUNTY of Davidson, STATE of Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot 63, QUIET CREEK, PHASE TWO, SECTION ONE, as shown on plat of record in Instrument No. 20040106-0002099, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

BEING THE SAME PROPERTY CONVEYED IN INSTRUMENT NUMBER 20240924-0073814 IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE

Regina R. Spivey warrants that the property conveyed herein is not, nor has it ever been, her marital residence and is not subject to any marital or homestead rights by her spouse.

THIS INSTRUMENT IS BEING PREPARED WITHOUT THE BENEFIT OF A TITLE SEARCH AT THE REQUEST OF THE PARTIES INVOLVED AND THE PREPARER MAKES NO OPINION AS TO THE STATUS OF TITLE.

IN TESTIMONY WHEREOF, we have executed this the 8th day of November, 2024

Regina R. Spivey

STATE OF Mississippi
COUNTY OF Bolivar

On this 8th day of November, 2024, before me personally appeared **Regina R. Spivey**, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

STATE OF MISSISSIPPI NOTARY PUBLIC ID # 109944 LaROYA FRANKLIN-HARPER Commission Expires March 16, 2028 BOLIVAR COUNTY

Witness my hand, at office, this 8th day of November, 2024.

LaRoya Franklin-Harper
Notary Signature
My commission expires:

STATE OF MS; COUNTY OF Bolivar
I, or we, hereby swear or affirm that to the best of affiant's knowledge and belief, the actual consideration for this transfer for $10.00.

Affiant

Subscribed and sworn to before me the 8th day of Nov., 2024.

LaRoya Franklin-Harper
Notary Public My Commission Expires: 3/16/28

STATE OF MISSISSIPPI NOTARY PUBLIC ID # 109944 LaROYA FRANKLIN-HARPER Commission Expires March 16, 2028 BOLIVAR COUNTY

OWNER OF RECORD AND SEND TAX BILLS TO:
Syvlia Relliford, 1904 Terragon Court, Antioch, TN 37013

Address: 1904 Terragon Court, Antioch, TN 37013 / **Parcel Number:** 148-08-0A-048-00

Karen Johnson Davidson County
Batch# 1206543 DEEDQC
11/19/2024 10:48:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20241119-0089580

Tennessee Certification of Electronic Document

I, Toni Brewington, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 11-8-2024 (date of document).

Toni Brewington
Affiant Signature

11-15-2024
Date

State of Tennessee

County of Shelby

Sworn to and subscribed before me this 15th day of November, 2024.

S. Bridges
Notary's Signature

MY COMMISSION EXPIRES: _____

NOTARY'S SEAL

